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Idaho Construction Report

Volume 39, Number 3 Dr. Kelly K. Matthews—Economist *March 1992*

Idaho's construction boom continued to roll in March. All segments of the industry recorded a very strong performance. A March gain of 54 percent in single-family permits resulted in a very impressive 70-percent increase for the quarter. Furthermore, first-quarter multi-family permits totaled 233, a jump of 165 percent. Apartment or condominium permits were issued in several locations during March, with the largest volume occurring in Boise, Hailey, and Moscow. Commercial construction valuation reached $15.7 million in March, the largest monthly total in the first quarter, and pushed nonresidential construction value for the January - March period ahead of 1991 by 4 percent.

New residential construction continued to profit from favorable economic fundamentals. Job creation in Idaho during the first quarter remained strong, and, while monthly data are not available, we expect that net in-migration to Idaho is also continuing. Mortgage rates hovering near 9 percent have benefitted housing affordability. The strength of housing demand is further illustrated by the sharp gain in residential sales closed in the Ada County Multiple Listing Area. In March, residential real estate sales climbed 32 percent over last year, while the first-quarter increase was 29 percent.

The following delineates first-quarter single-family permits for various counties in 1992 compared to 1991:

County	1992	1991
Ada	612	333
Canyon	154	93
Kootenai	159	113
Bonneville	108	75
Bannock	31	22

TOTAL CONSTRUCTION VALUE for authorized building permit construction in 56 major Idaho locations in March was $91,253,827, or 51.4 percent above March 1991. *NEW RESIDENTIAL CONSTRUCTION* for 778 new dwelling units totaled $58,850,278, up 51.7 percent in number and a gain of 64.3 percent in value compared with a year ago. Included in the new residential permits were 568 single-family (+53.9%), 115 multi-family (+66.7%), and 95 mobile-home (+26.7%) permits. *NEW NONRESIDENTIAL CONSTRUCTION* with a valuation of $15,708,690 jumped 57.1 percent from March 1991, while *ALTERATIONS AND REPAIRS* totaling $16,694,859 rose 15.4 percent.

Building Permit Construction Summary

	March	% Chg	Three Months	% Chg
Total New Dwelling Units	778	+ 51.7	1,691	+ 75.4
Single-Family	568	+ 53.9	1,278	+ 70.4
Multi-Family	115	+ 66.7	233	+ 164.8
Mobile Homes	95	+ 26.7	180	+ 42.9
Total Residential Value	$ 58,850,278	+ 64.3	$ 124,914,648	+ 84.3
Single-Family	53,336,565	+ 62.0	113,861,007	+ 79.1
Multi-Family	4,491,942	+ 126.1	9,149,345	+ 222.9
Mobile Homes	1,021,771	+ 14.3	1,904,296	+ 40.4
Nonresidential Value	15,708,690	+ 57.1	27,326,073	+ 3.8
Alterations & Repair Value	16,694,859	+ 15.4	45,937,702	+ 43.8
TOTAL CONSTRUCTION VALUE	**$ 91,253,827**	**+ 51.4**	**$ 198,178,423**	**+ 57.2**

IDAHO CONSTRUCTION REPORT

MARCH 1992

CITY OR AREA	NEW DWELLING UNITS	TOTAL PERMITS	NEW RESIDENTIAL	NEW NONRESIDENTIAL	ADD, ALT & REPAIRS	TOTAL CONSTRUCTION
Bonners Ferry	0	4	$0	$0	$16,500	$16,500
Coeur d'Alene	24	67	1,602,144	177,954	359,168	2,139,266
Kootenai County Un	37	76	2,874,114	397,381	198,972	3,470,467
Craigmont			NO PERMITS ISSUED			0
Grangeville	1	8	69,875	4,500	20,525	94,900
Lewiston	9	75	633,825	264,889	1,329,310	2,228,024
Nez Perce Co Un	2	13	170,806	338,000	64,886	573,692
Moscow	13	37	764,900	304,000	779,196	1,848,096
Latah County Un	6	15	280,285	177,367	52,405	510,057
Orofino	2	15	100,000	0	71,306	171,306
Osburn	1	7	0	0	23,163	23,163
Sandpoint	10	20	624,319	635,244	44,492	1,304,055
St. Maries	2	11	18,500	103,000	27,275	148,775
Post Falls*	35	70	2,110,838	374,974	303,145	2,788,957
TOTAL NORTHERN	142	418	$9,249,606	$2,777,309	$3,290,343	$15,317,258
Boise City	177	1,579	$15,369,677	$9,950,716	$7,211,317	$32,531,710
Meridian	78	123	5,458,698	8,640	177,598	5,644,936
Ada County Un	55	146	5,161,800	353,608	1,163,089	6,678,497
Caldwell	4	13	236,071	63,500	15,200	314,771
Canyon County Un	51	86	3,118,083	220,968	332,170	3,671,221
Nampa	25	79	1,750,164	155,336	206,764	2,112,264
Emmett	5	54	361,404	71,627	128,095	561,126
Gooding	1	3	0	0	41,583	41,583
Hailey	36	16	1,966,265	0	74,345	2,040,610
Ketchum	2	14	2,965,000	0	397,800	3,362,800
Sun Valley	1	4	285,000	0	59,000	344,000
Blaine County Un	5	18	885,500	130,000	589,000	1,604,500
Jerome	0	9	0	0	37,848	37,848
Mountain Home	1	13	51,360	0	29,928	81,288
Payette	4	10	165,000	40,000	29,531	234,531
Shoshone	0	1	0	0	9,250	9,250
Twin Falls City	22	54	1,548,983	21,500	677,565	2,248,048
Twin Falls Co Un	11	18	441,366	75,600	61,914	578,880
Weiser	3	10	295,000	500,000	80,000	875,000
TOTAL SOUTHWESTERN	481	2,250	$40,059,371	$11,591,495	$11,321,997	$62,972,863
Blackfoot	6	6	$262,500	$414,000	$0	$676,500
Bingham County Un	14	22	386,100	178,000	105,000	669,100
Idaho Falls	45	131	3,006,880	232,492	661,904	3,901,276
Ammon	3	7	237,403	11,612	22,912	271,927
Bonneville Co Un	16	37	1,619,780	199,682	333,322	2,152,784
Rexburg	11	17	1,092,897	0	106,555	1,199,452
Rigby	1	4	50,000	0	30,000	80,000
Jefferson Co Un	16	31	601,865	76,500	35,000	713,365
Salmon	2	9	0	0	42,400	42,400
Lemhi County Un	7	13	148,600	0	57,500	206,100
St. Anthony	1	2	18,000	0	3,000	21,000
TOTAL EASTERN	122	279	$7,424,025	$1,112,286	$1,397,593	$9,933,904
American Falls	1	5	$36,000	$0	$2,100	$38,100
Power County Un	2	2	43,000	0	0	43,000
Burley			NO PERMITS ISSUED			0
Chubbuck	2	7	175,235	11,000	19,400	205,635
Montpelier			NO PERMITS ISSUED			0
Pocatello	12	50	1,084,500	29,800	473,549	1,587,849
Bannock County Un	5	11	325,197	153,050	51,245	529,492
Preston	2	4	125,000	4,000	6,900	135,900
Franklin County Un	1	1	82,000	0	0	82,000
Rupert	2	14	24,370	0	47,966	72,336
Minidoka County Un	6	15	221,974	24,750	83,016	329,740
Soda Springs	0	2	0	5,000	750	5,750
TOTAL SOUTHEASTERN	33	111	$2,117,276	$227,600	$684,926	$3,029,802
TOTAL 56 LOCATIONS	778	3,058	$58,850,278	$15,708,690	$16,694,859	$91,253,827

**Post Falls has replaced Benewah County.*

Source: FSBI, NA

IDAHO CONSTRUCTION REPORT

THREE MONTHS CUMULATIVE 1992

CITY OR AREA	NEW DWELLING UNITS	TOTAL PERMITS	NEW RESIDENTIAL	NEW NONRESIDENTIAL	ADD, ALT & REPAIRS	TOTAL CONSTRUCTION
Bonners Ferry	1	8	$70,000	$0	$101,500	$171,500
Coeur d'Alene	137	150	7,046,955	177,954	895,504	8,120,413
Kootenai County Un	73	169	5,555,614	1,025,435	390,166	6,971,215
Craigmont	0	2	0	0	4,700	4,700
Grangeville	2	13	105,472	4,500	41,231	151,203
Lewiston	18	201	1,343,619	671,786	2,505,369	4,520,774
Nez Perce Co Un	5	31	344,133	873,352	173,850	1,391,335
Moscow	30	76	1,777,715	304,000	1,098,690	3,180,405
Latah County Un	12	28	434,681	201,661	92,645	728,987
Orofino	2	28	100,000	0	153,206	253,206
Osburn	1	12	0	0	40,942	40,942
Sandpoint	13	38	715,319	650,244	232,773	1,598,336
St. Maries	3	16	22,500	109,909	33,615	166,024
Post Falls*	76	141	5,079,994	3,453,999	498,158	9,032,151
TOTAL NORTHERN	373	913	$22,596,002	$7,472,840	$6,262,349	$36,331,191
Boise City	376	3,908	$34,985,685	$10,802,660	$20,566,215	$66,354,560
Meridian	199	279	14,050,478	208,640	1,312,681	15,571,799
Ada County Un	125	330	11,011,827	605,428	6,109,106	17,726,361
Caldwell	12	38	657,480	79,500	109,800	846,780
Canyon County Un	113	194	7,333,316	1,870,443	999,429	10,203,188
Nampa	55	153	3,600,482	345,896	907,591	4,853,969
Emmett	12	97	803,814	121,127	367,691	1,292,632
Gooding	1	3	0	0	41,583	41,583
Hailey	37	23	2,034,945	0	250,020	2,284,965
Ketchum	2	21	2,965,000	0	473,600	3,438,600
Sun Valley	2	6	499,493	0	59,750	559,243
Blaine County Un	7	25	1,095,500	152,000	807,000	2,054,500
Jerome	2	18	74,357	0	62,236	136,593
Mountain Home	4	31	178,092	0	120,374	298,466
Payette	5	14	168,750	48,650	30,331	247,731
Shoshone	0	3	0	0	39,250	39,250
Twin Falls City	41	121	3,003,884	150,300	1,829,204	4,983,388
Twin Falls Co Un	23	35	861,604	75,600	136,874	1,074,078
Weiser	8	22	556,500	500,700	152,700	1,209,900
TOTAL SOUTHWESTERN	1,024	5,321	$83,881,207	$14,960,944	$34,375,435	$133,217,586
Blackfoot	8	14	$382,500	$414,000	$49,094	$845,594
Bingham County Un	27	38	847,800	180,000	117,200	1,145,000
Idaho Falls	86	221	5,850,370	3,015,474	1,304,760	10,170,604
Ammon	5	11	411,413	333,322	33,212	777,947
Bonneville Co Un	37	74	2,943,047	313,582	439,538	3,696,167
Rexburg	13	21	1,244,553	0	415,008	1,659,561
Rigby	3	9	200,000	0	42,600	242,600
Jefferson Co Un	28	50	1,194,125	141,000	57,000	1,392,125
Salmon	3	15	40,000	0	55,700	95,700
Lemhi County Un	7	14	148,600	0	94,500	243,100
St. Anthony	1	2	18,000	0	3,000	21,000
TOTAL EASTERN	218	469	$13,230,408	$4,397,378	$2,611,612	$20,289,398
American Falls	2	9	$44,600	$92,000	$6,100	$142,700
Power County Un	3	4	113,000	13,500	0	126,500
Burley	0	4	0	0	29,000	29,000
Chubbuck	6	19	432,235	11,000	186,600	629,835
Montpelier	0	1	0	0	20,000	20,000
Pocatello	40	113	3,320,190	43,200	1,483,036	4,846,426
Bannock County Un	9	24	622,467	181,015	120,058	923,540
Preston	2	4	125,000	4,000	6,900	135,900
Franklin County Un	1	1	82,000	0	0	82,000
Rupert	2	26	24,370	72,366	723,346	820,082
Minidoka County Un	11	30	393,169	72,830	103,516	569,515
Soda Springs	0	4	0	5,000	9,750	14,750
TOTAL SOUTHEASTERN	76	239	$5,157,031	$494,911	$2,688,306	$8,340,248
TOTAL 56 LOCATIONS	1,691	6,942	$124,914,648	$27,326,073	$45,937,702	$198,178,423

*Post Falls has replaced Benewah County.

Source: FSBI, NA

IDAHO CONSTRUCTION REPORT

MARCH 1991

CITY OR AREA	NEW DWELLING UNITS	TOTAL PERMITS	NEW RESIDENTIAL	NEW NONRESIDENTIAL	ADD, ALT & REPAIRS	TOTAL CONSTRUCTION
Bonners Ferry	1	4	$40,000	$0	$14,450	$54,450
Coeur d'Alene	18	62	1,312,532	809,987	896,533	3,019,052
Kootenai County Un	25	71	1,388,269	2,214,680	276,674	3,879,623
Craigmont	0	1	0	0	5,000	5,000
Grangeville	0	13	0	0	68,579	68,579
Lewiston	11	89	841,969	118,118	1,381,072	2,341,159
Nez Perce Co Un	1	9	73,000	0	40,113	113,113
Moscow	3	16	299,034	0	86,864	385,898
Latah County Un	1	4	0	0	25,930	25,930
Orofino	0	6	0	0	33,976	33,976
Osburn	0	1	0	0	496	496
Sandpoint	4	13	333,000	160,000	47,600	540,600
St. Maries	0	10	0	0	20,018	20,018
Post Falls*	21	38	1,728,628	1,235,641	55,667	3,019,936
TOTAL NORTHERN	85	337	$6,016,432	$4,538,426	$2,952,972	$13,507,830
Boise City	83	1,099	$7,507,950	$154,880	$7,299,259	$14,962,089
Meridian	33	58	2,130,353	310,000	119,274	2,559,627
Ada County Un	43	114	3,383,881	132,688	445,188	3,961,757
Caldwell	8	19	487,424	4,000	97,700	589,124
Canyon County Un	42	61	3,144,073	52,636	84,959	3,281,668
Nampa	16	55	943,732	205,000	227,286	1,376,018
Emmett	6	44	464,876	120,000	127,441	712,317
Gooding	0	4	0	0	38,200	38,200
Hailey	9	22	657,783	393,150	84,180	1,134,513
Ketchum	3	12	480,000	0	115,000	595,000
Sun Valley	1	5	310,000	0	638,900	948,900
Blaine County Un	4	8	887,000	0	168,000	1,055,000
Jerome	1	5	7,000	0	9,540	16,540
Mountain Home	0	7	0	0	19,139	19,139
Payette	1	5	10,000	190,900	34,000	234,900
Shoshone	2	3	90,000	0	8,000	98,000
Twin Falls City	15	37	1,687,215	638,880	322,838	2,648,933
Twin Falls Co Un	6	12	123,984	28,224	34,806	187,014
Weiser	0	4	0	127,040	800	127,840
TOTAL SOUTHWESTERN	273	1,574	$22,314,671	$2,357,398	$9,874,510	$34,546,579
Blackfoot	1	6	$60,000	$2,500	$119,500	$182,000
Bingham County Un	12	19	529,868	5,000	596,300	1,131,168
Idaho Falls	26	76	1,822,930	774,290	559,905	3,157,125
Ammon	2	3	155,812	1,969,000	0	2,124,812
Bonneville Co Un	11	23	829,265	2,604	49,235	881,104
Rexburg	60	5	1,588,755	0	0	1,588,755
Rigby	1	4	5,000	0	550	5,550
Jefferson Co Un	14	21	747,974	10,635	6,000	764,609
Salmon	0	9	0	0	30,360	30,360
Lemhi County Un	4	10	0	2,550	23,650	26,200
St. Anthony			NO PERMITS ISSUED			0
TOTAL EASTERN	131	176	$5,739,604	$2,766,579	$1,385,500	$9,891,683
American Falls	1	2	$68,000	$0	$500	$68,500
Power County Un	1	1	50,000	0	0	50,000
Burley	1	2	100,000	0	30,000	130,000
Chubbuck			NO PERMITS ISSUED			0
Montpelier			NO PERMITS ISSUED			0
Pocatello	13	34	1,096,100	98,645	107,621	1,302,366
Bannock County Un	3	6	252,986	11,700	4,000	268,686
Preston	0	2	0	140,000	1,900	141,900
Franklin County Un			NO PERMITS ISSUED			0
Rupert	0	3	0	5,460	50,800	56,260
Minidoka County Un	5	13	174,500	84,104	53,916	312,520
Soda Springs	0	1	0	0	2,000	2,000
TOTAL SOUTHEASTERN	24	66	$1,741,586	$339,909	$250,737	$2,332,232
TOTAL 56 LOCATIONS	513	2,151	$35,812,293	$10,002,312	$14,463,719	$60,278,324

**Post Falls has replaced Benewah County.*

Source: FSBI, NA

IDAHO CONSTRUCTION REPORT

THREE MONTHS CUMULATIVE 1991

CITY OR AREA	NEW DWELLING UNITS	TOTAL PERMITS	NEW RESIDENTIAL	NEW NONRESIDENTIAL	ADD, ALT & REPAIRS	TOTAL CONSTRUCTION
Bonners Ferry	1	6	$40,000	$0	$29,450	$69,450
Coeur d'Alene	43	134	2,963,761	1,105,483	1,556,844	5,626,088
Kootenai County Un	53	136	3,836,071	2,462,170	581,994	6,880,235
Craigmont	0	1	0	0	5,000	5,000
Grangeville	0	20	0	11,000	102,579	113,579
Lewiston	15	183	1,114,158	452,876	2,082,870	3,649,904
Nez Perce Co Un	1	17	73,000	5,275,312	113,686	5,461,998
Moscow	5	36	460,119	0	229,503	689,622
Latah County Un	1	8	0	0	45,393	45,393
Orofino	0	17	0	0	84,886	84,886
Osburn	0	4	0	0	8,746	8,746
Sandpoint	6	30	474,897	160,000	583,548	1,218,445
St. Maries	2	17	30,900	0	186,198	217,098
Post Falls*	40	69	3,138,565	1,271,804	84,948	4,495,317
TOTAL NORTHERN	167	678	$12,131,471	$10,738,645	$5,695,645	$28,565,761
Boise City	183	2,770	$16,582,474	$1,263,549	$15,861,268	$33,707,291
Meridian	67	114	4,195,490	4,309,737	161,770	8,666,997
Ada County Un	110	272	8,421,781	1,703,496	1,126,835	11,252,112
Caldwell	10	31	595,896	1,135,400	140,850	1,872,146
Canyon County Un	74	109	4,775,168	301,809	353,955	5,430,932
Nampa	33	125	1,928,080	1,346,394	1,208,786	4,483,260
Emmett	9	68	792,795	120,000	175,026	1,087,821
Gooding	0	6	0	0	85,200	85,200
Hailey	10	36	772,018	393,150	194,170	1,359,338
Ketchum	3	18	480,000	0	204,500	684,500
Sun Valley	1	11	310,000	0	716,100	1,026,100
Blaine County Un	5	13	1,162,000	0	241,500	1,403,500
Jerome	1	12	7,000	6,100	41,590	54,690
Mountain Home	2	18	59,520	0	50,506	110,026
Payette	7	15	253,350	210,900	90,000	554,250
Shoshone	2	3	90,000	0	8,000	98,000
Twin Falls City	24	75	2,373,007	1,024,960	1,598,790	4,996,757
Twin Falls Co Un	9	18	209,482	63,564	57,966	331,012
Weiser	0	6	0	130,140	12,800	142,940
TOTAL SOUTHWESTERN	550	3,720	$43,008,061	$12,009,199	$22,329,612	$77,346,872
Blackfoot	2	12	$125,000	$69,000	$204,500	$398,500
Bingham County Un	21	34	947,868	8,000	694,300	1,650,168
Idaho Falls	74	153	5,068,700	876,920	1,417,872	7,363,492
Ammon	2	5	155,812	1,969,000	22,600	2,147,412
Bonneville Co Un	18	45	1,175,300	144,254	204,665	1,524,219
Rexburg	60	8	1,588,755	0	11,600	1,600,355
Rigby	1	4	5,000	0	550	5,550
Jefferson Co Un	20	38	947,474	115,432	16,000	1,078,906
Salmon	2	18	0	0	370,320	370,320
Lemhi County Un	6	18	8,000	7,550	76,950	92,500
St. Anthony	0	0	0	0	0	0
TOTAL EASTERN	206	335	$10,021,909	$3,190,156	$3,019,357	$16,231,422
American Falls	1	3	$68,000	$0	$4,000	$72,000
Power County Un	2	3	66,000	0	2,100	68,100
Burley	3	6	205,000	3,800	105,000	313,800
Chubbuck	1	4	55,000	0	28,300	83,300
Montpelier	0	0	0	0	0	0
Pocatello	18	56	1,450,100	106,645	517,346	2,074,091
Bannock County Un	6	12	337,329	30,880	11,000	379,209
Preston	1	4	87,900	140,000	4,400	232,300
Franklin County Un	0	0	0	0	0	0
Rupert	1	12	63,936	5,460	146,972	216,368
Minidoka County Un	8	22	278,168	104,704	69,068	451,940
Soda Springs	0	3	0	0	3,245	3,245
TOTAL SOUTHEASTERN	41	125	$2,611,433	$391,489	$891,431	$3,894,353
TOTAL 56 LOCATIONS	964	4,858	$67,772,874	$26,329,489	$31,936,045	$126,038,408

*Post Falls has replaced Benewah County.

Source: FSBI, NA

NEW RESIDENTIAL UNITS

MARCH 1992

CITY OR AREA	# SINGLE-FAMILY DWL UNITS	SINGLE-FAMILY VALUATION	# MULTI-FAMILY DWL UNITS	MULTI-FAMILY VALUATION	# MOBILE HOME DWL UNITS	MOBILE HOME VALUATION
Bonners Ferry			NO NEW	RESIDENTIAL		
Coeur d'Alene	18	1,353,412	6	248,732	0	0
Kootenai County Un	25	2,874,114	0	0	12	0
Craigmont			NO NEW	RESIDENTIAL		
Grangeville	1	69,875	0	0	0	0
Lewiston	5	436,112	2	110,313	2	87,400
Nez Perce Co Un	2	170,806	0	0	0	0
Moscow	5	454,900	8	310,000	0	0
Latah County Un	3	280,285	0	0	3	0
Orofino	0	0	0	0	2	100,000
Osburn	0	0	0	0	1	0
Sandpoint	8	624,319	0	0	2	0
St. Maries	0	0	0	0	2	18,500
Post Falls*	24	1,636,614	10	473,224	1	1,000
TOTAL NORTHERN	91	$7,900,437	26	$1,142,269	25	$206,900
Boise City	131	$14,144,112	46	$1,225,565	0	$0
Meridian	72	5,274,922	2	117,769	4	66,007
Ada County Un	49	5,160,000	0	0	6	1,800
Caldwell	4	236,071	0	0	0	0
Canyon County Un	40	2,981,083	0	0	11	137,000
Nampa	23	1,595,014	2	155,150	0	0
Emmett	4	344,880	1	16,524	0	0
Gooding	0	0	0	0	1	0
Hailey	7	756,040	29	1,210,225	0	0
Ketchum	2	2,965,000	0	0	0	0
Sun Valley	1	285,000	0	0	0	0
Blaine County Un	5	885,500	0	0	0	0
Jerome			NO NEW	RESIDENTIAL		
Mountain Home	1	51,360	0	0	0	0
Payette	2	110,000	2	55,000	0	0
Shoshone			NO NEW	RESIDENTIAL		
Twin Falls City	18	1,437,038	2	110,000	2	1,945
Twin Falls Co Un	4	441,366	0	0	7	0
Weiser	2	260,000	0	0	1	35,000
TOTAL SOUTHWESTERN	365	$36,927,386	84	$2,890,233	32	$241,752
Blackfoot	2	$182,500	4	$80,000	0	$0
Bingham County Un	5	309,100	0	0	9	77,000
Idaho Falls	42	2,952,880	0	0	3	54,000
Ammon	3	237,403	0	0	0	0
Bonneville Co Un	14	1,584,780	0	0	2	35,000
Rexburg	10	713,457	1	379,440	0	0
Rigby	1	50,000	0	0	0	0
Jefferson Co Un	7	417,766	0	0	9	184,099
Salmon	0	0	0	0	2	0
Lemhi County Un	5	148,600	0	0	2	0
St. Anthony	0	0	0	0	1	18,000
TOTAL EASTERN	89	$6,596,486	5	$459,440	28	$368,099
American Falls	1	$36,000	0	$0	0	$0
Power County Un	0	0	0	0	2	43,000
Burley			NO NEW	RESIDENTIAL		
Chubbuck	2	175,235	0	0	0	0
Montpelier			NO NEW	RESIDENTIAL		
Pocatello	12	1,084,500	0	0	0	0
Bannock County Un	4	325,197	0	0	1	0
Preston	2	125,000	0	0	0	0
Franklin County Un	1	82,000	0	0	0	0
Rupert	0	0	0	0	2	24,370
Minidoka County Un	1	84,324	0	0	5	137,650
Soda Springs			NO NEW	RESIDENTIAL		
TOTAL SOUTHEASTERN	23	$1,912,256	0	$0	10	$205,020
TOTAL 56 LOCATIONS	568	$53,336,565	115	$4,491,942	95	$1,021,771

*Post Falls has replaced Benewah County.

Source: FSBI, NA

NEW RESIDENTIAL UNITS

THREE MONTHS 1992

CITY OR AREA	# SINGLE-FAMILY DWL UNITS	SINGLE-FAMILY VALUATION	# MULTI-FAMILY DWL UNITS	MULTI-FAMILY VALUATION	# MOBILE HOME DWL UNITS	MOBILE HOME VALUATION
Bonners Ferry	1	$70,000	0	$0	0	$0
Coeur d'Alene	43	3,507,195	94	3,539,760	0	0
Kootenai County Un	51	5,555,614	0	0	22	0
Craigmont	0	0	0	0	0	0
Grangeville	2	105,472	0	0	0	0
Lewiston	13	1,115,906	2	110,313	3	117,400
Nez Perce Co Un	5	344,133	0	0	0	0
Moscow	12	983,715	18	794,000	0	0
Latah County Un	5	434,681	0	0	7	0
Orofino	0	0	0	0	2	100,000
Osburn	0	0	0	0	1	0
Sandpoint	10	715,319	0	0	3	0
St. Maries	0	0	0	0	3	22,500
Post Falls*	65	4,605,770	10	473,224	1	1,000
TOTAL NORTHERN	207	$17,437,805	124	$4,917,297	42	$240,900
Boise City	320	$33,316,120	56	$1,669,565	0	$0
Meridian	187	13,779,087	2	117,769	10	153,622
Ada County Un	105	10,982,327	0	0	20	29,500
Caldwell	11	657,480	0	0	1	0
Canyon County Un	95	7,067,516	0	0	18	265,800
Nampa	48	3,234,187	6	366,295	1	0
Emmett	11	787,290	1	16,524	0	0
Gooding	0	0	0	0	1	0
Hailey	8	824,720	29	1,210,225	0	0
Ketchum	2	2,965,000	0	0	0	0
Sun Valley	2	499,493	0	0	0	0
Blaine County Un	7	1,095,500	0	0	0	0
Jerome	1	74,357	0	0	1	0
Mountain Home	3	178,092	0	0	1	0
Payette	2	110,000	2	55,000	1	3,750
Shoshone	0	0	0	0	0	0
Twin Falls City	37	2,891,939	2	110,000	2	1,945
Twin Falls Co Un	8	861,604	0	0	15	0
Weiser	7	521,500	0	0	1	35,000
TOTAL SOUTHWESTERN	854	$/9,846,212	98	$3,545,378	72	$489,617
Blackfoot	4	$302,500	4	$80,000	0	$0
Bingham County Un	12	736,600	0	0	15	111,200
Idaho Falls	77	5,603,330	4	155,040	5	92,000
Ammon	5	411,413	0	0	0	0
Bonneville Co Un	26	2,659,722	0	0	11	283,325
Rexburg	12	865,113	1	379,440	0	0
Rigby	3	200,000	0	0	0	0
Jefferson Co Un	14	905,766	0	0	14	288,359
Salmon	1	40,000	0	0	2	0
Lemhi County Un	5	148,600	0	0	2	0
St. Anthony	0	0	0	0	1	18,000
TOTAL EASTERN	159	$11,873,044	9	$614,480	50	$792,884
American Falls	1	$36,000	0	$0	1	$8,600
Power County Un	1	70,000	0	0	2	43,000
Burley	0	0	0	0	0	0
Chubbuck	6	432,235	0	0	0	0
Montpelier	0	0	0	0	0	0
Pocatello	38	3,248,000	2	72,190	0	0
Bannock County Un	7	557,867	0	0	2	64,600
Preston	2	125,000	0	0	0	0
Franklin County Un	1	82,000	0	0	0	0
Rupert	0	0	0	0	2	24,370
Minidoka County Un	2	152,844	0	0	9	240,325
Soda Springs	0	0	0	0	0	0
TOTAL SOUTHEASTERN	58	$4,703,946	2	$72,190	16	$380,895
TOTAL 56 LOCATIONS	1,278	$113,861,007	233	$9,149,345	180	$1,904,296

**Post Falls has replaced Benewah County.*

Source: FSBI, NA

NEW RESIDENTIAL UNITS

MARCH 1991

CITY OR AREA	# SINGLE-FAMILY DWL UNITS	SINGLE-FAMILY VALUATION	# MULTI-FAMILY DWL UNITS	MULTI-FAMILY VALUATION	# MOBILE HOME DWL UNITS	MOBILE HOME VALUATION
Bonners Ferry	1	$40,000	0	$0	0	$0
Coeur d'Alene	16	1,211,038	2	101,494	0	0
Kootenai County Un	15	1,388,269	0	0	10	0
Craigmont			NO NEW RESIDENTIAL			
Grangeville			NO NEW RESIDENTIAL			
Lewiston	10	811,057	0	0	1	30,912
Nez Perce Co Un	1	73,000	0	0	0	0
Moscow	2	299,034	0	0	0	0
Latah County Un	0	0	0	0	1	0
Orofino			NO NEW RESIDENTIAL			
Osburn			NO NEW RESIDENTIAL			
Sandpoint	4	333,000	0	0	0	0
St. Maries			NO NEW RESIDENTIAL			
Post Falls*	20	1,728,628	0	0	1	0
TOTAL NORTHERN	70	$5,884,026	2	$101,494	13	$30,912
Boise City	81	$7,411,752	2	$96,198	0	$0
Meridian	26	1,981,649	2	85,704	5	63,000
Ada County Un	37	3,382,081	0	0	6	1,800
Caldwell	8	487,424	0	0	0	0
Canyon County Un	30	2,977,673	0	0	12	166,400
Nampa	13	826,026	2	117,706	1	0
Emmett	6	464,876	0	0	0	0
Gooding			NO NEW RESIDENTIAL			
Hailey	9	657,183	0	0	0	0
Ketchum	1	400,000	2	80,000	0	0
Sun Valley	1	310,000	0	0	0	0
Blaine County Un	4	887,000	0	0	0	0
Jerome	0	0	0	0	1	7,000
Mountain Home			NO NEW RESIDENTIAL			
Payette	0	0	0	0	1	10,000
Shoshone	0	0	0	0	2	90,000
Twin Falls City	14	1,686,495	0	0	1	720
Twin Falls Co Un	2	123,984	0	0	4	0
Weiser			NO NEW RESIDENTIAL			
TOTAL SOUTHWESTERN	232	$21,596,143	8	$379,608	33	$338,920
Blackfoot	1	$60,000	0	$0	0	$0
Bingham County Un	6	442,768	0	0	6	87,100
Idaho Falls	23	1,794,930	0	0	3	28,060
Ammon	2	155,812	0	0	0	0
Bonneville Co Un	9	819,910	0	0	2	9,355
Rexburg	1	83,300	59	1,505,455	0	0
Rigby	0	0	0	0	1	5,000
Jefferson Co Un	7	604,000	0	0	7	143,974
Salmon			NO NEW RESIDENTIAL			
Lemhi County Un	0	0	0	0	4	0
St. Anthony			NO NEW RESIDENTIAL			
TOTAL EASTERN	49	$3,960,720	59	$1,505,455	23	$273,429
American Falls	1	$68,000	0	$0	0	$0
Power County Un	0	0	0	0	1	50,000
Burley	1	100,000	0	0	0	0
Chubbuck			NO NEW RESIDENTIAL			
Montpelier			NO NEW RESIDENTIAL			
Pocatello	13	1,096,100	0	0	0	0
Bannock County Un	2	155,586	0	0	1	97,400
Preston			NO NEW RESIDENTIAL			
Franklin County Un			NO NEW RESIDENTIAL			
Rupert			NO NEW RESIDENTIAL			
Minidoka County Un	1	71,000	0	0	4	103,500
Soda Springs			NO NEW RESIDENTIAL			
TOTAL SOUTHEASTERN	18	$1,490,686	0	$0	6	$250,900
TOTAL 56 LOCATIONS	369	$32,931,575	69	$1,986,557	75	$894,161

*Post Falls has replaced Benewah County.

Source: FSBI, NA

NEW RESIDENTIAL UNITS — THREE MONTHS 1991

CITY OR AREA	# SINGLE-FAMILY DWL UNITS	SINGLE-FAMILY VALUATION	# MULTI-FAMILY DWL UNITS	MULTI-FAMILY VALUATION	# MOBILE HOME DWL UNITS	MOBILE HOME VALUATION
Bonners Ferry	1	$40,000	0	$0	0	$0
Coeur d'Alene	36	2,693,619	7	270,142	0	0
Kootenai County Un	40	3,836,071	0	0	13	0
Craigmont	0	0	0	0	0	0
Grangeville	0	0	0	0	0	0
Lewiston	14	1,083,246	0	0	1	30,912
Nez Perce Co Un	1	73,000	0	0	0	0
Moscow	5	460,119	0	0	0	0
Latah County Un	0	0	0	0	1	0
Orofino	0	0	0	0	0	0
Osburn	0	0	0	0	0	0
Sandpoint	6	474,897	0	0	0	0
St. Maries	0	0	0	0	2	30,900
Post Falls*	37	3,038,202	2	100,363	1	0
TOTAL NORTHERN	140	$11,699,154	9	$370,505	18	$61,812
Boise City	181	$16,486,276	2	$96,198	0	$0
Meridian	57	3,993,886	2	85,704	8	115,900
Ada County Un	95	8,417,281	0	0	15	4,500
Caldwell	10	595,896	0	0	0	0
Canyon County Un	54	4,479,068	0	0	20	296,100
Nampa	29	1,810,374	2	117,706	2	0
Emmett	9	792,795	0	0	0	0
Gooding	0	0	0	0	0	0
Hailey	10	772,018	0	0	0	0
Ketchum	1	400,000	2	80,000	0	0
Sun Valley	1	310,000	0	0	0	0
Blaine County Un	5	1,162,000	0	0	0	0
Jerome	0	0	0	0	1	7,000
Mountain Home	1	59,520	0	0	1	0
Payette	4	193,350	2	50,000	1	10,000
Shoshone	0	0	0	0	2	90,000
Twin Falls City	21	2,370,325	0	0	3	2,682
Twin Falls Co Un	3	209,482	0	0	6	0
Weiser	0	0	0	0	0	0
TOTAL SOUTHWESTERN	481	$42,052,271	10	$429,608	59	$526,182
Blackfoot	2	$125,000	0	$0	0	$0
Bingham County Un	10	739,768	0	0	11	208,100
Idaho Falls	61	4,512,380	10	528,320	3	28,000
Ammon	2	155,812	0	0	0	0
Bonneville Co Un	12	1,113,135	0	0	6	62,165
Rexburg	1	83,300	59	1,505,455	0	0
Rigby	0	0	0	0	1	5,000
Jefferson Co Un	10	769,000	0	0	10	178,474
Salmon	0	0	0	0	2	0
Lemhi County Un	1	8,000	0	0	5	0
St. Anthony	0	0	0	0	0	0
TOTAL EASTERN	99	$7,506,395	69	$2,033,775	38	$481,739
American Falls	1	$68,000	0	$0	0	$0
Power County Un	0	0	0	0	2	66,000
Burley	3	205,000	0	0	0	0
Chubbuck	1	55,000	0	0	0	0
Montpelier	0	0	0	0	0	0
Pocatello	18	1,450,100	0	0	0	0
Bannock County Un	3	239,929	0	0	3	97,400
Preston	1	87,900	0	0	0	0
Franklin County Un	0	0	0	0	0	0
Rupert	1	63,936	0	0	0	0
Minidoka County Un	2	154,568	0	0	6	123,600
Soda Springs	0	0	0	0	0	0
TOTAL SOUTHEASTERN	30	$2,324,433	0	$0	11	$287,000
TOTAL 56 LOCATIONS	750	$63,582,253	88	$2,833,888	126	$1,356,733

**Post Falls has replaced Benewah County.*

Source: FSBI, NA